038.0	0002	0005.C	1 of 1	ARLINGTON
Map	Block	Lot	CARD	

	Total Card /	Total Parcel
APPRAISED:	839,700 /	839,700
USE VALUE:	839,700 /	839,700
ASSESSED:	839,700 /	839,700

PROPERTY LOCATION

No	Alt No	Direction/Street/City
0	LOT	BROADWAY, ARLINGTON

OWNERSHIP

Unit #:

Owner 1:	EAST CAMBRIDGE SAVINGS BANK
Owner 2:	
Owner 3:	
Street 1:	292 CAMBRIDGE ST
Street 2:	
Twn/City:	CAMBRIDGE
St/Prov:	MA Cntry: Own Occ: N
Postal:	02141 Type:

PREVIOUS OWNER

Owner 1:	EAST CAMBRIDGE SAVINGS BANK -
Owner 2:	-
Street 1:	292 CAMBRIDGE ST
Twn/City:	CAMBRIDGE
St/Prov:	MA Cntry:
Postal:	02141

NARRATIVE DESCRIPTION

This Parcel contains .186 Sq. Ft. of land mainly classified as Parking Lot

OTHER ASSESSMENTS

Code	Descrip/No	Amount	Com. Int

PROPERTY FACTORS

Item	Code	Description	%	Item	Code	Description
Z	B4	VEH OR BU	100	water		
o				Sewer		
n				Electri		
Census:				Exmpt		
Flood Haz:						
D				Topo		
s				Street		
t				Gas:		

IN PROCESS APPRAISAL SUMMARY

Use Code	Land Size	Building Value	Yard Items	Land Value	Total Value
337	8100.000		15,200	824,500	839,700
Total Card	0.186		15,200	824,500	839,700
Total Parcel	0.186		15,200	824,500	839,700

Source: Market Adj Cost | Total Value per SQ unit /Card: N/A | /Parcel: N/A

Legal Description

Entered Lot Size	
Total Land:	
Land Unit Type:	

User Acct	25323
GIS Ref	
GIS Ref	
Insp Date	09/11/18

!3153!

PREVIOUS ASSESSMENT

Parcel ID: 038.0-0002-0005.C

Tax Yr	Use	Cat	Bldg Value	Yrd Items	Land Size	Land Value	Total Value	Asses'd Value	Notes	Date
2022	337	FV		15200	8,100.	824,500	839,700		Year end	12/23/2021
2021	337	FV		15200	8,100.	810,400	825,600		Year End Roll	12/10/2020
2020	337	FV		15200	8,100.	796,400	811,600	811,600	Year End Roll	12/18/2019
2019	337	FV		15800	8,100.	749,500	765,300	765,300	Year End Roll	1/3/2019
2018	337	FV		15800	8,100.	655,800	671,600	671,600	Year End Roll	12/20/2017
2017	337	FV		15800	8,100.	515,300	531,100	531,100	Year End Roll	1/3/2017
2016	337	FV		15800	8,100.	515,300	531,100	531,100	Year End	1/4/2016
2015	337	FV		16200	8,100.	468,500	484,700	484,700	Year End Roll	12/11/2014

PRINT

Date	Time
12/29/21	22:39:40

LAST REV

Date	Time
09/26/18	11:00:18
apro	

SALES INFORMATION

TAX DISTRICT:

PAT ACCT.: 3153

Grantor	Legal Ref	Type	Date	Sale Code	Sale Price	V	Tst	Verif	Notes
FRIENDLYS REALT	43946-528		10/22/2004	Mult Lots	695,000	No	No		
BLAKE CURTIS &	34764-151		1/28/2002	Intra-Corp	500,000	No	No		
	11315-365		4/25/1967			No	No		N

USER DEFINED

Prior Id # 1:	25323
Prior Id # 2:	
Prior Id # 3:	
Prior Id # 1:	
Prior Id # 2:	
Prior Id # 3:	
Prior Id # 1:	
Prior Id # 2:	
Prior Id # 3:	
ASR Map:	
Fact Dist:	
Reval Dist:	
Year:	
LandReason:	
BldReason:	
CivilDistrict:	
Ratio:	

BUILDING PERMITS

Date	Number	Descrip	Amount	C/O	Last Visit	Fed Code	F. Descrip	Comment
10/10/2002	844	Redo Kit	20,000	C				REDO KITCHEN/AND B

ACTIVITY INFORMATION

Date	Result	By	Name
9/11/2018	Meas/Inspect	PH	Patrick H
3/3/2009	Meas/Inspect	197	PATRIOT
1/1/1919			

Sign: VERIFICATION OF VISIT NOT DATA __/__/__

LAND SECTION (First 7 lines only)

Use Code	Description	LUC Fact	No of Units	Depth / PriceUnits	Unit Type	Land Type	LT Factor	Base Value	Unit Price	Adj	Neigh	Neigh Influ	Neigh Mod	Infl 1	%	Infl 2	%	Infl 3	%	Appraised Value	Alt Class	%	Spec Land	J Code	Fact	Use Value	Notes
337	Parking Lot		8100		Sq. Ft.	Site		0	44.	2.31	CG									824,471						824,500	

Total AC/HA:	0.18595	Total SF/SM:	8100	Parcel LUC:	337	Parking Lot	Prime NB Desc	COMM GD	Total:	824,471	Spl Credit		Total:	824,500
---	---	---	---	---	---	---	---	---	---	---	---	---	---	---

Disclaimer: This Information is believed to be correct but is subject to change and is not warranteed.

EXTERIOR INFORMATION

Type:	
Sty Ht:	
(Liv) Units:	Total:
Foundation:	
Frame:	
Prime Wall:	
Sec Wall:	%
Roof Struct:	
Roof Cover:	
Color:	
View / Desir:	

GENERAL INFORMATION

Grade:	
Year Blt:	Eff Yr Blt:
Alt LUC:	Alt %:
Jurisdict:	Fact: .
Const Mod:	
Lump Sum Adj:	

INTERIOR INFORMATION

Avg Ht/FL:	
Prim Int Wal	
Sec Int Wall:	%
Partition:	
Prim Floors:	
Sec Floors:	%
Bsmnt Flr:	
Subfloor:	
Bsmnt Gar:	
Electric:	
Insulation:	
Int vs Ext:	
Heat Fuel:	
Heat Type:	
# Heat Sys:	
% Heated:	% AC:
Solar HW:	Central Vac:
% Com Wal	% Sprinkled

BATH FEATURES

Full Bath		Rating:	
A Bath:		Rating:	
3/4 Bath:		Rating:	
A 3QBth		Rating:	
1/2 Bath:		Rating:	
A HBth:		Rating:	
OthrFix:		Rating:	

OTHER FEATURES

Kits:		Rating:	
A Kits:		Rating:	
Frpl:		Rating:	
WSFlue:		Rating:	

CONDO INFORMATION

Location:	
Total Units:	
Floor:	
% Own:	
Name:	

DEPRECIATION

Phys Cond:		0.0 %
Functional:		%
Economic:		%
Special:		%
Override:		%
Total:		0 %

CALC SUMMARY

Basic $ / SQ:	
Size Adj.:	1.00000000
Const Adj.:	16.00000000
Adj $ / SQ:	
Other Features:	0
Grade Factor:	
NBHD Inf:	1.00000000
NBHD Mod:	
LUC Factor:	1.00
Adj Total:	0
Depreciation:	0
Depreciated Total:	0

COMMENTS

FACTOR W/LOT 7. EAST CAMBRIDGE SAVING PARKING.

RESIDENTIAL GRID

1st Res Grid	Desc:		# Units	

Level	FY	LR	DR	D	K	FR	RR	BR	FB	HB	L	O
Other												
Upper												
Lvl 2												
Lvl 1												
Lower												

Totals	RMs:	BRs:	Baths:	HB

REMODELING

Exterior:	
Interior:	
Additions:	
Kitchen:	
Baths:	
Plumbing:	
Electric:	
Heating:	
General:	

RES BREAKDOWN

No Unit	RMS	BRS	FL
Totals			

SKETCH

COMPARABLE SALES

Rate	Parcel ID	Typ	Date	Sale Price

WtAv$/SQ:		AvRate:		Ind.Val	

Juris. Factor:		Before Depr:	0.00
Special Features:	0	Val/Su Net:	
Final Total:	0	Val/Su SzAd	

SUB AREA

Code	Description	Area - SQ	Rate - AV	Undepr Value

Net Sketched Area:		Total:	

Size Ad		Gross Area		FinArea	

SUB AREA DETAIL

Sub Area	% Usbl	Descrip	% Type	Qu	# Ten

IMAGE

AssessPro Patriot Properties, Inc

MOBILE HOME

Make:		Model:		Serial #		Year:		Color:	

PARCEL ID

038.0-0002-0005.C

SPEC FEATURES/YARD ITEMS

Code	Description	A	Y/S	Qty	Size/Dim	Qual	Con	Year	Unit Price	D/S	Dep	LUC	Fact	NB Fa	Appr Value	JCod	JFact	Juris. Value
85	Paving	D	Y	1	8000	A	AV	2006	2.13	T	10.4	337			15,200			15,200

More:	N	Total Yard Items:	15,200	Total Special Featues:		Total:	15,200